



City of New Smyrna Beach

March 17, 2016

MEMBERS OF THE NEIGHBORHOOD COUNCIL
New Smyrna Beach, Florida

THIS SHALL SERVE AS YOUR OFFICIAL NOTIFICATION of the regular meeting of the NEIGHBORHOOD COUNCIL on **Wednesday, March 23, 2016 at 6:00 P.M.**, at the **City Commission Chambers**, 210 Sams Avenue, New Smyrna Beach, Florida, for consideration of the following:

ROLL CALL

APPROVAL OF MINUTES

Approval of the minutes of the January 27, 2016 Regular Meeting

Approval of the minutes of the February 24, 2016 Joint Meeting with the EDAB.

PUBLIC PARTICIPATION

OLD BUSINESS

NEW BUSINESS

- A. Review of the proposed Comprehensive Plan Amendments for the Coronado Island Neighborhood Plan
- B. Update on the reduced number of George Munson Bridge openings
- C. Discussion on Short Term Rentals and the Bed and Breakfast Overlay Zone
- D. Discussion on the Neighborhood Council assuming duties of the Beachside Residents Task Force

COMMENTS OR STATEMENTS BY MEMBERS OF THE BOARD

- Ex-officio beachside task force member update

REPORTS AND COMMUNICATIONS BY THE STAFF

- April 2016 Development Activity Report

ADJOURNMENT

Respectfully,



Steven E. Bapp
FOR
Peggy Gautreaux Rivers, Ed. D.
Chair

cc: Mayor and City Commissioners
City Manager
City Clerk
City Attorney
Planning Manager
Members of the Press

Pursuant to Florida Statutes 286.01015, if an individual decides to appeal any decision made by the Neighborhood Council with respect to any matter considered at this meeting, a record of the proceedings will be required and the individual will need to ensure that a verbatim transcript of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based. Such person must provide a method for recording the proceedings.

In accordance with the Americans With Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the Board Secretary listed below prior to the meeting:

Ursula Moccia, Administrative Specialist II
City of New Smyrna Beach
210 Sams Avenue
New Smyrna Beach, FL 32168
(386) 424-2132

NEIGHBORHOOD COUNCIL BOARD
MINUTES
JANUARY 27, 2016

The Neighborhood Council Board held a regular meeting on Wednesday, January 27, 2016 in the City Commission Chambers, 210 Sams Avenue, New Smyrna Beach, Florida. Chairperson Peggy Rivers called the meeting to order at 6:00p.m.

ROLL CALL

The following members were present:

Peggy Rivers
Fannie Hudson
John Hallacy
James Russell
Debbie Bell
Randy Herman

Martha Skinner's replacement had not yet been appointed by the City Commission. Also present were Assistant City Attorney Greg McDole; Interim Planning Manager Jeff Gove; Board Secretary Tammy Dickerson and members of the public.

APPROVAL OF MINUTES

Motion by Mr. Russell, seconded by Ms. Bell, to approve the minutes of the regular October 28, 2015, Neighborhood Council Board meeting. Motion passed unanimously on a roll call vote, 6-0.

PUBLIC PARTICIPATION

Debra Dugas asked the Board when Martha Skinner would be replaced and what the process was for replacing her and how the Board members are chosen.

The Board discussed the areas in New Smyrna Beach that they were representing and discussed that they needed a representative from Mission Road to I-95 area.

Chairperson Rivers stated that if anyone knew of anyone interested in the Board to ask them to contact the City Clerk's office to submit an application.

OLD BUSINESS

- A. Update on Neighborhood Plan Process**
- **Central Beach**
 - **Coronado Island**
 - **Canal Street / Downtown**

Chairperson Rivers discussed the following memo from Steve Bapp.

BACKGROUND

In December 2014, the City Commission charged citizens and staff to focus on three neighborhoods for the 2015-2016 planning horizon. The Commission chose Central Beach, Coronado Island and Canal Street/Downtown as the focus neighborhoods, due to their high impact on the City.

ALL PLANS

Staff will have an increase ability to focus on details Neighborhood Planning with the arrival of a Planning Director in February. In the spring of 2016, the Neighborhood Council will first review a series of draft Neighborhood Plans. Based on their recommendations, the plans will move forward to the Planning and Zoning Board for review, then to the City Commission for adoption.

Chairperson Rivers stated that Mr. Herman had asked what the follow up would be on neighborhood plans and how citizens would be involved in insuring the occurrence and implementation of the plans. She stated that it would be a great idea to have a committee of neighborhood members who followed up with every neighborhood plan and well as the Board members.

Ms. Bell asked about the memo from Mr. Bapp stating the following:

CANAL STREET DOWNTOWN

The City hosted a third citizen workshop on November 16, 2015. Citizens will generate the neighborhood statement and finalize Goals, Objectives, and Policies portion that supports the resident action plan.

Ms. Bell asked when that would be.

Chairperson Rivers stated that we don't have a follow up date on that yet.

Ms. Bell stated that she was expecting something from Mr. Bapp regarding this at this meeting.

Mr. Herman stated that he thought we were going to have that information at this meeting also.

Ms. Hudson stated that according to the resolution for the Board it states that each commissioner nominates a Board member for their zone that resides in that zone, the Mayor nominates 2 regular members that reside in the city, and the Vice Mayor shall nominate a regular member that resides in their zone and another member that resides in the city and the Commissioners all nominate a Board member also.

Chairperson Rivers asked Ms. Hudson if the City Commissioner that nominated Ms. Skinner has to nominate someone else.

Ms. Hudson according to the resolution that is correct.

NEW BUSINESS

B. Approval of the updated 2016 Neighborhood Council meeting schedule

Motion by Mr. Russell, seconded by Mr. Herman, to approve the updated Neighborhood Council meeting schedule. Motion passed unanimously on a roll call vote, 6-0.

C. Discussion on the Neighborhood Council Duties and Priorities for 2016

Chairperson Rivers stated that the Board had the following two goals:

1. To insure the Neighborhood plans are implemented in a timely manner and to facilitate the process.
2. To increase communication with the residents so the Board can report on concerns or interests in the 24 neighborhoods.

Mr. Herman stated that increasing communication with the residents is a vital issue. He stated that we need to work towards the ongoing communication.

Ms. Bell asked what tools we can use to keep that communication going besides websites and emails.

Chairperson Rivers stated that maybe the Board should focus on some neighborhoods to increase the communication.

Mr. Russell asked if there was a staff administration for public relations.

Mr. Gove stated that would be Holly Smith.

Mr. Russell stated that maybe we could task her with how to get this information out to the citizens about the Board and their duties.

Mr. Gove stated that is a good idea and Ms. Smith is always looking for communications to post.

Ms. Hudson stated that the Board members need to communicate with their City Commissioners on how the Board can help them and this would help with the process of putting out more communication out there.

Mr. Russell stated that each of the Board members could meet with the City Commissioner that appointed the Board member to discuss any issues they might be having with the neighborhoods.

Ms. Bell stated that she does have communication with the neighborhood she represents.

Chairperson River stated that she feels that communication is important and we need to get the word out.

The Board discussed with staff the new Planning and Zoning Director that would be starting February 1, 2016 and how they would be able to meet her on February 24, 2016 at their next scheduled meeting.

D. Discussion on the Future Land Use study

Mr. Gove stated that the items are going before the Planning and Zoning Board at their regular meeting on February 1, 2016 as a Comprehensive Plan Amendment and a Zoning Amendment which are the result of the study. He stated that it's then set to go to the City Commission at their February 23, 2016 meeting. He stated that it would then go to the state for their review and the city wouldn't probably get it back until May or June.

Chairperson Rivers asked Ms. Dickerson to get on to the city's website and bring it up on the screens so the Board could review the amendments.

Mr. Gove discussed the changes with the Board.

Chairperson Rivers asked what the height limit before the 60 feet proposed was for the planned unit development hospitality zoning before.

Mr. Gove stated that it was never specified.

Mr. Herman asked if the 60 feet included architectural features.

Mr. Gove stated that he believed it was 60 feet total.

Ms. Bell stated that hospitality full analysis the Board had received at their last meeting was 50 feet plus an additional 2 feet for architectural features.

Mr. Gove stated that should be 12 feet.

Ms. Bell stated that her error it did say 12 feet.

Chairperson Rivers asked if that was correct then.

Mr. Gove stated that is correct.

Mr. Herman asked if the marina project will have to meet these requirements if this is approved before the sale and approval of the project.

Mr. Gove stated that they actually won't have to go through hospitality district for that project.

Chairperson Rivers stated that she was concerned about the hospitality maximum allowed is 3.0.

Mr. Gove stated that the existing floor area ratio is 3.0 and its staying the same.

Chairperson Rivers stated that the Hampton Inn and Springhill Suites and both are less than 2.0 so why would we recommend 3.0.

Mr. Gove stated that staff isn't recommending anything larger we are just keeping what is existing. He stated that we don't want to go to the extreme one way or the other.

Chairperson Rivers stated that is the opposite of what the petition had requested.

Mr. Gove stated that the density is what the issue was and it is proposed to be lowered.

Chairperson Rivers asked Mr. Gove what the square footage of the marina project was going to be that Mr. Bapp was supposed to give the Board that information.

Mr. Gove stated that he wasn't sure either but that project isn't affected with any of these changes that has a marina designation not hospitality designation.

Mr. Herman stated that it appears that changes are being made to make sure a project passes instead of what he thought was supposed to protect and enhance development in our community.

Mr. Gove stated that we were directed to find a happy medium and that's what this recommendation is supposed to be.

Ms. Bell asked how staff determines the zoning is marina when so much of this project is commercial and hospitality.

Mr. Gove stated that in the next staff report for the Planning and Zoning report the marina designation is in there. He stated that the FAR is 1.5 and there is no reason to change that. He stated that marina designation is typically a multi-use designation that includes hotels, restaurants and stores.

Ms. Bell asked if Outriggers is considered Marina also.

Mr. Gove stated that they also have a Marina designation.

Chairperson Rivers asked Mr. Gove to send the square footage of the marina project.

Mr. Gove stated that he would get that for the Board.

Mr. Herman stated that there was a minor change that was to be done that he didn't see in the staff report changing central beach that in one document it says to Crawford and the other one it says Esther and staff was supposed to change that. Mr. Herman stated that the concern was that if it included Crawford Road it could creep in to residential and Ms. Henrikson said it would be a minor change to rectify that but he didn't see the change.

Mr. Gove stated that he would check with Mr. Bapp regarding that change.

E. Approval of the Canal Street Downtown Neighborhood Vision Statement

Ms. Bell stated the following memo from Mr. Bapp:

Background

During the September 30, 2015 Neighborhood Council meeting, staff presented two vision statements collected from citizens. Two statements were compiled during an email request to the Canal Street Downtown residents. At the September 30th meeting, the Council directed staff to present the vision statements to the November 10, 2015 Neighborhood workshop.

The meeting consensus was to develop a new vision statement during the meeting. Attachment one shows the results of two working groups. The meeting attendees seemed to prefer vision statement number one due to its brevity. General consensus was that the supporting plan would provide more detail to support the vision.

Follow up steps

Staff will take the present approved Vision Statement at the next Canal Street Downtown Neighborhood workshop.

Summary and recommendation

Staff requests the Neighborhood Council review, approve or modify the vision statement that supports the Canal Street Downtown Neighborhood Plan found in attachment 1.

Ms. Bell stated that many people from the group liked the first statement because it's a vision statement and it's not setting goals and priorities.

Mr. Russell stated that the second one elaborates more on what the area should do.

Ms. Bell stated that they figured later they could list goals and priorities.

Mr. Herman stated that on the first one it discusses balance density and it appears that scale is important also.

Ms. Bell stated that the goal for the downtown area is a little different than the beachside where we would look for a greater density.

Mr. Herman stated that it's not inclusive enough for a residential neighborhood.

Ms. Bell stated that most felt they didn't want to see just a line across the city.

Motion by Ms. Bell, seconded by Ms. Hudson, to approve the first vision Canal Street Downtown Neighborhood Vision Statement. Motion passed on a roll call vote, 5-1 with Mr. Russell dissenting.

F. Review of the Historic Westside Action Plan

The Board discussed that they didn't know who was on this committee or when they met and would need to talk to Mr. Bapp about the committee because they hadn't seen any minutes or anything from the meeting.

Chairperson Rivers stated that they did have an action plan with wonderful recommendations which some have already been implemented and more needed to be implemented and asked Mr. Russell to discuss the Village Street LLC.

Mr. Russell stated that the Village Street LLC condominium was approved at the second reading at the City Commission meeting last night and now moves to site plan approval. He discussed the project with the Board.

Mr. Herman stated that his concern would be that the land use has been changed and a certain amount of trust has been put in this developer that they do what they say they are going to do and it worries him that if the project fails what could go there.

Mr. Russell stated that prior to 2010 it was zoned high density.

Ms. Hudson stated that from the research she did on the project around 2004 it was high density and the owner project fell through at that time.

Mr. Russell stated that it was the same developer at that time as now.

Chairperson Rivers stated that Mr. Bapp states in his memo that the Neighborhood Council should monitor future adopted neighborhood plans using the action plan that way we can make sure they stay alive and very effective tools for the neighborhood.

G. Presentation of the League of Cities Case Study – NSB Civic Engagement

Chairperson Rivers stated the league of cities has a conference every year and cities have to apply to be able to present. She stated that Mr. Bapp and the City Manager applied and they talked a lot about the Neighborhood Council in their request to present. She stated that the city was accepted.

Mr. Herman stated that he had heard that they truly have high standards so that is a compliment for sure.

The Board agreed.

COMMENTS OR STATEMENTS BY MEMBERS OF THE BOARD

- Ex-officio beachside task force member update

Mr. Herman stated the following is a summary of the Beach Side Task Force meeting of 01/06/2016. The Task Force sunsets in May and the chair has challenged the Task Force to revisit its original brief and insure that the last meetings can provide guidance for future ways to handle issues on Beachside and to make these known to the Neighborhood Council.

A. The meeting had quite an active public participation session with numerous folks complaining about the New Year's Eve fireworks on Beachside. The location on the shuffle board courts created a lot of noise and possible danger in the residential areas around Pine and individuals set off fireworks throughout the night without any police action. The other big issues were pedestrian safety in crossing streets, short term parking at the post office (there will be a pilot to keep on place to 30 minute limit), four way stop on Cooper/Oakwood, and lack of consistent speed limits on the various streets Beachside.

B. The city asked for a motion to support purchasing a section of land on Jessimine Street for a parking lot for 35 cars, which was unanimously approved. There was a debate about the value of buying small parcels for parking since a large garage does not seem possible at this time and the land values are increasing, making the purchases a good investment long term for the city.

C. NSB Police Chief reviewed the new traffic calming manual that covers procedures and guidelines for neighborhoods to apply for interventions which include traffic enforcement and control and/or research to implement traffic calming strategies. To change streets the problem must be necessary and reasonable and meet the strict state standards delineated in the manual. This process would apply to all areas of the city, not just Beachside.

D. Priorities for Beachside Task Force:

- parking issues on Flagler and on residential streets
- environmental concerns with the lagoon and river (Storm Water Project a good example of City's proactive strategy to deal with the run off.)
- finish Cooper street calming project and pilot 8'sidewalk for bikes and pedestrians (many residents on Cooper felt that they were not listened to and that their petition to reduce the sidewalk to 4' was ignored) The city sees the Cooper project as a model for other streets in the future and hopefully part of an eventual comprehensive bike trail that will provide access on south/north and east/west axis.
- define ways to improve communication between task force and city (P&Z and CC) since the Task Force can only recommend. How can citizen concerns be heard and tracked to actual decision making bodies so that the meetings do not frustrate folks.
- follow up on Pine Street (North) sidewalk project. Making all residents happy is impossible so the plan will have the sidewalks alternate by blocks on east to west side of the street, thus requiring crosswalks.

Mr. Russell asked if the Beachside Resident Task Force had any discussion about putting a police officer at the intersection of Peninsula and Flagler Avenues in the theory that a police officer could control the traffic better than a traffic light.

Ms. Dugas stated that it hasn't come up but that is a good point.

Mr. Herman stated that the Board has talked several times about the timing of the bridge and having that changed and not sure where the city is in the process of getting that changed.

Mr. Russell stated that it is being considered by the FDOT and the Coast Guard.

Mr. Gove stated that it takes years to get that changed.

Chairperson Rivers asked if there was any update on the Marina Village.

Mr. Russell stated that the city is waiting on the second appraisal.

Chairperson Rivers asked about an update on the Springhill Suites.

Mr. Gove stated that they did have their site plan approval but waiting on state approval and expecting some changes after they get that approval.

Chairperson stated that there is a new retail center going in on Timberlane and SR44.

Mr. Gove stated that it's owned by a bank and there was discussion of a Verizon store and not sure what else at this time but it's not a very big property.

Chairperson Rivers stated that there is a WAWA going in front of the old Kmart and a request was made for a right hand turn and the city agreed to work with the First Baptist Church in the purchase and developing of that site.

Ms. Bell asked if it was to extend just City Hall.

Mr. Gove stated that it's proposed to demolish 2/3 of the building that's not structurally sound and there will be some additional parking.

Mr. Russell stated that the other part was discussed to be the City Commission Chambers at 20% more capacity.

Mr. Gove stated that has been discussed.

REPORTS AND COMMUNICATIONS BY THE STAFF

- February 2016 Development Activity Report

Ms. Hudson discussed the projects on the activity report that have been approved that had been sitting for a while now.

ADJOURNMENT

With there being no further business, the meeting was adjourned at 7:50pm.

NEIGHBORHOOD COUNCIL AND ECONOMIC DEVELOPMENT ADVISORY
BOARDS JOINT MEETING
MINUTES
FEBRUARY 24, 2016

The Neighborhood Council and Economic Development Advisory Boards held a joint meeting on Wednesday, February 24, 2016 in the City Commission Chambers, 210 Sams Avenue, New Smyrna Beach, Florida. Vice-Mayor Judy Reiker called the meeting to order at 6:00p.m.

ROLL CALL

The following members were present:

Vice-Mayor Judy Reiker
Paul Mayer
Michael Kolody
Chase Herbig
Lilian Conrad
Lee Griffith
Peggy Rivers
Fannie Hudson
John Hallacy
James Russell
Deborah Bell
Randy Herman

Martha Skinner's replacement had not yet been appointed by the City Commission for the Neighborhood Council and Ulrike Rehn was absent for the Economic Development Advisory Board. Also present were Economic Development Director Tony Otte; Planner Steven Bapp; Board Secretary Tammy Dickerson and members of the public.

PRESENTATION

Mr. Otte gave a power point presentation on the redevelopment that has occurred in the City of New Smyrna Beach from 2012-2016.

Mr. Herman asked if the Community Redevelopment Agency (CRA) had design guidelines they go by for development.

Mr. Otte stated that the CRA does have design guidelines they go by for Flagler Avenue and Canal Street.

Mr. Herman asked who developed the design guidelines,

Mr. Otte stated that the design guidelines were already in place when he started at the city.

Chairman Rivers stated that it was nice to see the changes to the city development and the CRA has really helped us out and she appreciates that.

Vice-Mayor Reiker stated that it's nice to see our city expand the way it has.

Mr. Otte stated that he wants to give credit to the property owners for this redevelopment.

NO PUBLIC PARTICIPATION

REVIEW OF THE 2016 ECONOMIC DEVELOPMENT PLAN

Mr. Otte stated the following statement on the Economic Development plan update:

The stated intent of this Economic Development Plan Update is to build on these assets to create a better future for the local economy, better than what would naturally evolve in the absence of the plan. This "better future" does not seek to change New Smyrna Beach into something different, but to introduce some projects to enhance what is now in place to reach our goals. He stated that the plan then discusses who we are, our vision and our action statement. He stated that our tax base is made up of 83% of residential. He discussed the target industries for the city. He stated that the 3 target areas are US1, the airport and the SR44 / I-95 interchange.

Chairman Rivers asked how we can include the Indian River Lagoon, parks and open spaces and Historic Preservation in the plan.

Mr. Otte stated that those 3 are not the focus on the Economic plan but that doesn't mean the city isn't doing anything on those. He stated that there was a summit meeting in Edgewater on restoring the lagoon. He stated that there has been work to the parks such as Esther Street and Riverside Parks and the Historic Preservation Board is working on historic preservation. He stated that they are ongoing just not through the Economic Plan.

Ms. Bell asked if the EDAB had looked in to attracting more businesses for recreation, the estuary and the beach are extremely important.

Mr. Kolody stated that is why we have the recreation category in the plan it was meant for surfboard shops whether they are selling, renting or manufacturing surfboards. He stated that we didn't concentrate on the neighborhoods because we didn't want to govern something that you do or don't want in the neighborhoods. He asked the Neighborhood Council if they see anything negative or positive from the plan for the neighborhoods.

Ms. Bell stated that speaking for the Canal Street neighborhood she thinks it's in line with what they have been talking about for that neighborhood such as streetscaping and mixed use.

Mr. Herman stated that he likes the fact that we are encouraging development that still keeps us vibrant. He asked with the redevelopment on US1 has the Board looked in to what to do with the empty car dealerships on US1.

Mr. Otte stated that he is contact regularly with the realtor for the Chevy dealership and the northern piece of the old Ford dealership. He stated that he has sent a list of ideas for both those lots. He stated that right now the realtor is looking at a used car dealership for the Chevy dealership. He stated that the Chevy dealership doesn't want to sell they want to lease for \$16,000 a month. He stated that the Dodge dealership is also looking to go out to SR44 and has the property listed. He stated that all 3 of those lots could be aviation related.

Mr. Kolody stated that US1 was brought together many years ago and possibly we need to try to get property owners to join properties for development.

Mr. Herman stated that he could see these motels on US1 being affordable housing with not a lot of money and the community lacks affordable housing.

Mr. Russell asked if the Board had consider adding oceanographic basic research giving our immediate access to the inlet.

Mr. Otte stated that is worth pursuing and would fit very well with the Marine Discovery Center. He stated that they are only there for non-profit organizations.

Mr. Russell stated that he was thinking the dealerships where it is next to the city's property with access to the inlet.

Mr. Otte stated that he would pursue that.

Ms. Hudson stated that she is very happy to be part of the city of New Smyrna Beach after seeing a complete picture of the Economic Board plan and the Neighborhood plan. She stated that without being on the Board she might not know what is going on. She asked Mr. Otte if there were going to be hotels out by I-95 we need that in the City of New Smyrna Beach.

Mr. Otte stated that there has been some talk about some of the properties in the downtown area being developed for hotels such as county offices and the Utilities Commission building if they were to move out to their property out by I-95. He stated that hotels out by I-95 are a good possibility.

Mr. Mayer asked if that wasn't a component for the property owner at I-95 and SR44.

Mike Lopez, 1816 Beacon Street, stated his name then addressed the Board. He stated that is part of our plan and we are looking forward to submitting our proposal soon to the city. He stated that he is concerned about empty buildings and the city not having a marketing plan to let people know what we have and what we are looking for also. He asked if there was a system in place with the city now on monitoring phone calls that are coming in for prospective businesses.

Mr. Otte stated that if they call him he keeps a list but people also call the Planning, Engineering and Building departments with questions. He stated that the calls aren't being recorded.

Mr. Russell stated that we might want to capture those phone calls coming in to the city and the Chamber of Commerce. He stated that one centralized office would be a good idea for those calls coming in.

Mr. Herman stated that something on the website would be a good idea.

Vice-Mayor Reiker stated that we have talked about the website in the past.

Chairman Rivers stated that the Neighborhood Council has finalized the Historic Westside Neighborhood plan and working on finalizing the plan for Beachside, Coronado Island and Canal Street downtown district. She stated that we are committed to follow up with the neighborhood plans. She stated that with what the EDAB has done will enhance what we are doing.

Vice-Mayor Reiker stated that when we made this plan we stayed off of tourism and concentrated on creating employment and economics for the city. She stated that as far as the 3rd Avenue parking lot there is no money for that but it did get added to the parks plan. She stated that staff has contacted the county and ECHO to see about purchasing that lot for parking to push the tourism towards the commercial district.

Mr. Mayer stated that we have tried to encourage and improved Daytona State College (DSC) campus in New Smyrna Beach. He stated that we feel it is a sleeping campus that needs to be awakened. He stated that we need to improve the access to the DSC, NSB high and middle schools such as filling in the canal.

Mr. Otte stated that 10th Street is great by the high school but both ends are inadequate.

Mr. Kolody stated that the EDAB has endorsed this plan and wondered if the Neighborhood Council Board would like to endorse the plan also.

Motion by Mr. Hallacy, seconded by Ms. Hudson, to recommend the City Commission approve the Economic Development Plan Update. Motion passed unanimously, 6-0.

Vice-Mayor Reiker stated that the EDAB will be meeting with the City of Edgewater's EDAB on March 16th at 6:00PM at Edgewater's City Hall to collaborate together.

OVERVIEW OF THE NEW CRA- no discussion

REVIEW OF THE EDAB BY-LAWS AND GOALS

Mr. Otte stated that there was a change in the organization of the by-laws and goals there was a seat for the county but they declined the seat so that has been changed. He stated that this is just an informational item.

REVIEW OF THE NHC BY-LAWS AND GOALS

Mr. Bapp stated that the only thing that was added since the inception of the by-laws is the ex-officio that was added to attend the Beachside Resident Task Force meetings and report back to the NHC. He stated that he wrote a paper to the Florida League of

Cities on the NHC and we were selected to come and speak about the City of New Smyrna Beach to a national Board that will be represented by city managers and city administrators.

Chairman Rivers stated that the application Mr. Bapp submitted scored the highest points of all the applications they had received.

DISCUSSION ON EDAB/NHC COLLABORATION EFFORTS FOR 2016

Chairman Rivers stated that the NHC reports the concerns they hear from the community but would like to be more involved in the neighborhoods such as contacting homeowner associations. She stated that their next step is to decide which neighborhood they want to start working on next. She stated that we want the neighborhoods to be able to continue to give input on these plans.

Ms. Conrad stated that when the NHC considers the next neighborhood plan that they want to work on that they consider the neighborhood adjacent to the new CRA district so as we move forward with the CRA we are considering residential and commercial.

Vice-Mayor suggested the Boards meet again later in the year to collaborate again.

Ms. Conrad asked what the Planning and Zoning Board would be discussing in their meeting tomorrow night.

Mr. Bapp stated that the discussion will be Planned Unit Development zoning, the Corridor Overlay Zone (COZ) and reviewing variances on how the Board views variances.

Ms. Conrad asked if that would be about SR44 east to west or US1 east or west.

Mr. Bapp stated that the COZ is from Myrtle to Oak.

Mr. Kolody thanked the Neighborhood Council for meeting with them and giving the EDAB support and asked Vice-Mayor Reiker to check to see if there was any protocol on new people coming in to town looking for commercial opportunities. He stated that if some protocol could be set up to direct those people towards Mr. Otte it would be very beneficial.

With there being no further business, the meeting was adjourned at 7:38pm.

Interoffice Memorandum

City of New Smyrna Beach

To: Neighborhood Council Members

From: Steven E. Bapp, Neighborhood Planner

CC: Amye King, Planning Director

Subject: Item A. Review of the Coronado Island Comprehensive Plan Amendments

Date: March 17, 2016

BACKGROUND

CORONADO ISLAND NEIGHBORHOOD

To date, the neighborhood conducted three town hall meetings to gather stakeholder input. Through these meetings, the citizens and staff developed a neighborhood SWOT analysis, a vision statement and a list of major objectives for the next five years.

To date, the Neighborhood Council has concurred with the SWOT analysis, approved the vision statement and approved a 5 year planning synchronization matrix. Staff has framed all previous work into new Goals/Objectives/Policies to the Comprehensive Plan. These amendments will add to the Future Land Use Element, a new Objective (5,7) with supporting Policies a-o.

REQUESTED ACTION

Staff requests the Neighborhood Council review and approve the proposed enclosed comprehensive plan amendments that

FOLLOW-UP STEPS ON THE NEIGHBORHOOD PLANS

CORONADO ISLAND NEIGHBORHOOD

Final staff review (March), Public Comment Phase (April), Neighborhood Council Final Approval (May), LPA Review (June-July).

Steven E. Bapp
City Neighborhood Planner

Enclosures:

1. Coronado Island Neighborhood Comprehensive Plan Amendments
2. Previously approved 5 year planning matrix

Item A Enclosure 1 Coronado Island Comprehensive Plan Amendments

GOAL 5: RESIDENTIAL DEVELOPMENT AND NEIGHBORHOODS

OBJECTIVE:

7. In coordination with property owners, business owners and stakeholders, develop policies and regulations to guide and enhance future development and redevelopment within the Coronado Island neighborhood.

POLICIES:

- a. By 2015 the City shall complete and implement the Coronado Island Neighborhood Plan.
- b. Develop regulations to ensure that new development is compatible with existing neighborhood development patterns in order to protect neighborhood integrity and character.
- c. The City shall encourage new development and redevelopment of multi-family and commercial sites to be built in the Florida Vernacular Style in the Coronado Island Neighborhood.
- d. By the year 2020, The City shall encourage a city trolley system to reduce traffic congestion, reduce carbon emissions and reduce Citywide parking issues. The City shall seek locations for parking locations in support of the trolley route to make the trolley more attractive and accessible.
- e. By the year 2020, The City shall leverage technological advances to develop a Citywide parking/beach access/boat parking monitoring system. This system shall alert the public to available parking, beach access and boat launch/parking locations.
- f. By the year 2020, The City shall develop a pay-to-park and pay-to-launch fee system to support and maintain the best quality parking and boat launch infrastructure. The City shall offer free or discounted parking and boat launch to its residents and the residents of Volusia County.
- g. By the year 2020, The City shall expand the capacity of the Swoope boat launch site, and improve the Coronado Island boat launch site.
- h. The City shall require developers to grant public access to the Indian River and associated water estuaries.
- i. By 2020, the city shall develop water access trails inter-connected with "The Loop", the former AOB site, the River Walk site and the Marine Discovery Center.
- j. By the year 2020, the city shall establish an Eco-Fusion center at the Marine Discovery Center to promote public awareness of the MDC and Eco-Tourism.
- k. By the year 2020, the city shall coordinate with Edgewater, Port Orange, and Volusia County to establish a S.E. Volusia Paddle Route.
- l. The City shall work with the State of Florida, Volusia County and developers to set aside 'nature zones' or 'quiet areas' along the waterfront, areas of special beauty, nature photography, picnics, concerts and open spaces.

Item A Enclosure 1 Coronado Island Comprehensive Plan Amendments

m. By the year 2020, the City shall improve aesthetic features and way finding within the Coronado Island Neighborhood. The City shall build a Gateway Feature, add unique to the neighborhood lighting, signs and uniquely branded Coronado Island features.

n. The City shall work with FDOT to improve the safety and aesthetics of N. Causeway. Improvements shall include a crosswalk at four-way crossings and heavy foliage to mask parking lots along the N. Causeway. The City shall work with the Utilities Commission on an aesthetic and functional solution to the re-use water pipe system at the west end of the Blvd. The City shall continue to work with FDOT to beautify the bridges on the Blvd. with a common theme, color and material.

o. By the year 2020, the City shall evaluate the need of a comprehensive storm water plan for the Coronado Island Neighborhood. If the study warrants, the City shall develop a comprehensive plan that ensures development and redevelopment is designed to accommodate runoff from frequently occurring and seldom occurring storm events. The system shall be designed to prevent harmful outfall into the Indian River Lagoon.

m. By the year 2020, the City shall work with the Utilities Commission to develop a long term plan to place the overhead utilities system underground.

1. Task - Traffic and Parking	Supporting Issues	Time Frame	Resources Required	Citizen Lead	Staff Assist	Comprehensive Plan Goal Objective Policy
1A. Establish a City Trolley	Reduce traffic congestion, reduce carbon emissions, remedy to city wide parking issues	5 Years	Programmed into CIP with matching transportation grants	EDAB	Economic Development Director	Transportation Element Goal: Mobility/Efficiency Obj. 1 Pol. C-v&ix Obj. 4 Pol. P iii Future Land Use Elem. Goal1 Obj. 1j/2g/2h Goal 6 Obj. 2 Pol f. Conservation Elem. Goal 1 obj 2c
1B. Establish Central Parking for Trolley/Shuttle	Central parking would make riding the trolley more attractive and accessible	5 Years	Programmed into CIP with matching transportation grants	EDAB	Economic Development Director	Capital Improvements Element. Infrastructure Goal Obj.1 Pol. E
1C. Citywide parking/beach/boat sensor system - tied to alert system consisting of long range info boards and smart phone apps	Signs to redirect boaters to swoop lot Notification/Signs of Full Lot	3-5 Years	Capital Improvements Funding and Multi Sourced Transportation Grants	City Commission or appointed Council/Commission/Agency	Public Works	Transportation Element. Mobility/Efficiency Goal. Obj. 1 Pol. C vii/viii Future Land Use Element. Goal 6 Obj. 2 Pol. B Obj. 2. Pol. D Obj. 2 Pol. F
1C1. Place electronic sensors on each parking space or access point to determine open/full parking spaces	Prior notification will reduce traffic caused by "hunting" for a parking spot	3-5 Years	Capital Improvements Funding and Multi Sourced Transportation Grants	City Commission or appointed Council/Commission/Agency	Public Works	Transportation Element. Mobility/Efficiency Goal. Obj. 1 Pol. C vii/viii Future Land Use Element. Goal 6 Obj. 2 Pol. B Obj. 2. Pol. D Obj. 2 Pol. F
1C2. Place electronic sensors on each boat trailer parking space in city lots	Prior notification will reduce traffic caused by "hunting" for a parking spot,	3-5 Years	Capital Improvements Funding and Multi Sourced Transportation Grants	City Commission or appointed Council/Commission/Agency	Public Works	Transportation Element. Mobility/Efficiency Goal. Obj. 1 Pol. C vii/viii Future Land Use Element. Goal 6 Obj. 2 Pol. B Obj. 2. Pol. D Obj. 2 Pol. F
1C3. Establish network (Wi-Fi) of all City parking space sensors		3-5 Years	Capital Improvements Funding and Multi Sourced Transportation Grants	City Commission or appointed Council/Commission/Agency	Public Works	Transportation Element. Mobility/Efficiency Goal. Obj. 1 Pol. C vii/viii Future Land Use Element. Goal 6 Obj. 2 Pol. B Obj. 2. Pol. D Obj. 2 Pol. F
1C4. Tie electronic parking network into far range and near range message boards	Far range message board generally address Beach Closes, Parking on Flagler Closed etc... Near Range message boards address nearby lots capacity status	3-5 Years	Capital Improvements Funding and Multi Sourced Transportation Grants	City Commission or appointed Council/Commission/Agency	Public Works	Transportation Element. Mobility/Efficiency Goal. Obj. 1 Pol. C vii/viii Future Land Use Element. Goal 6 Obj. 2 Pol. B Obj. 2. Pol. D Obj. 2 Pol. F
1C5. Tie electronic parking network to parking app that shows what parking/boat ramps are available and guide user to available spot. Also app will have a pay-by-device ability		3-5 Years	Capital Improvements Funding and Multi Sourced Transportation Grants	City Commission or appointed Council/Commission/Agency	Public Works	Transportation Element. Mobility/Efficiency Goal. Obj. 1 Pol. C vii/viii Future Land Use Element. Goal 6 Obj. 2 Pol. B Obj. 2. Pol. D Obj. 2 Pol. F
1D. Implement payment system for boat launch and parking		3-5 Years	Capital Improvements Funding	City Commission	Public Works	Future Land Use Element. Goal 6 Obj. 2 Pol. E (point 4)
1E. Decrease the number of times per hour the N Causeway bridge opens	Coordination with Coast Guard and Intercostal Navigation Authority, reduce from 3x's to 2x's per hour,	3 years	Letter of Agreement	City Commission	City Manager	Transportation Element. Obj. 4. Pol. M/N

2. Public Access	Supporting Issues	Time Frame	Recourses Required	Citizen Lead	Staff Assist	Comprehensive Plan Goal Objective Policy
2A. Require public walking paths along river in new developments	Keep river access open to the public	1 year	Implement language into PUD Development Agreements	P&Z/LPA	Planning Department	Recreation and Open Space Element. Goal 1. Obj. 1 Pol. A (bullet 12) Goal 1 Obj. 1 Pol. B
2B. Offer resident (City and County) discounted boat/parking passes	Ongoing - September 15, 2015 News Release of free parking passes for pay lots to all Volusia residents starting October 1. Replicate if boat parking fees are implemented	Ongoing to 2 years	Capital Improvements	City Commission	Finance	Completed
2C. Tie walking trails of River Walk, MDC, AOB into streets and The Loop	Boardwalk and walking trails connections from new developments	3 years	Capital Improvements	City Commission; P&Z/LPA; Neighborhood Council	Public Works; Engineering; Planning Department	Recreation and Open Space Element Obj. 1 Pol. B

3. Growth	Supporting Issues	Time Frame	Resources Required	Citizen Lead	Staff Assist	Comprehensive Plan Goal Objective Policy
3A. Ensure Smart Growth	Proper density, building height, building design.	Ongoing	Planning, Code enforcement, Building and permitting	P&Z Board, Community Redevelopment Board	Planning Department	<u>Future Land Use Element.</u> Goal 1 Obj 2 Pol A-I Goal 5 Obj. 3 Pol D/E/F/G <u>Future Land Use Element.</u> Goal 2. Obj. 1 Pol. A
3A1. Lower the density allowed from 18 DUA to 12 DUA	2015 Designated Density Study	1 year	2015 Designated Density Study	P&Z Board	Planning Department	<u>Future Land Use Element.</u> Goal 1 Obj 2 Pol A-I Goal 5 Obj. 3 Pol D/E/F/G
3B. Establish Architectural Design Guidelines for Coronado Island	New development and redevelopment of multi-family or commercial properties will be encouraged to be built in the Florida Vernacular architectural style.	3 years	Architectural firm to establish designs for guidelines	P&Z Board	Planning Department	Proposed New: <u>Future Land Use Element.</u> Goal 1 Obj. 2 Pol J* New Development and redevelopment of multi-family and commercial is encourage to be built in Florida Vernacular Style in the Coronado Island Neighborhood
3C. Maintain mix of businesses to residences	Attract boutique shops and attract grocery	Ongoing	Land use regulations	Economic Development Advisory Board, Community Redevelopment Board	Economic Development	<u>Future Land Use Element.</u> Goal 6 Obj. 1 Pol A <u>Economic Development Element</u> Goal 1 Obj. a
3D. Continue to support local businesses		Continuous	Economic Development	Economic Development Advisory Board	Economic Development	<u>Economic Development Element</u> Goal 1. Obj. 1 Pol A & C Goal 1. Obj. 2. Pol. A Goal 1. Obj. 5 Pol. A
3E. Rezoning						
3E1. Rezone State of Florida TIITF properties Short Parcel ID 7408-00-00-0040 From R-1 Low Density Residential to C Conservation	This parcel zoned R1 as part of 10 year Contract with Magnolia Development (Succeeded by Venezia INC) expired in 1972, property reverted to TIITF zoning classification was never changed back to C – conservation.	1 year	Approval From: STATE OF FLORIDA TIITF DEPT OF ENV PROTECTION 3900 COMMONWEALTH BLVD STE 115 TALLAHASSEE FL 32399-3000 NO FLU CHANGE REQUIRED	City Commission and P&Z Board	Planning Department	<u>Future Land Use Element.</u> Goal 1 Obj 2 Pol A-I Goal 5 Obj. 3 Pol D/E/F/G
3E2. Rezoning of B6A to B2 on NE Corner of Coronado Island	Determine Current Use and Property Taking Rules	3 years	City Commission Rezoning	City Commission and P&Z Board	Planning Department	<u>Future Land Use Element.</u> Goal 1 Obj 2 Pol A-I Goal 5 Obj. 3 Pol D/E/F/G

4. Environmental	Supporting Issues	Time Frame	Resources Required	Citizen Lead	Staff Assist	Comprehensive Plan Goal Objective Policy
4A. Encourage Eco Tourism		Continuous	MDC, Advertising Authority, PR (Flag, roadway signage), Recreation and Special Events	Leisure Activities Advisory Board, Economic Development Advisory Board	Economic Development; PIO Manager; Recreation and Special Events	<u>Recreation and Open Space Element</u> . Obj. 1 Pol. G / H Obj. 3 Pol. D Obj. 4 Pol. A/B Obj. 6 Pol. a/b/c/d <u>Economic Development Element</u> Obj. 4 Pol. B
4A1. Establish an Eco-Fusion Center at the MDC.		3 years	MDC, Advertising Authority, PR (Flag, roadway signage), Recreation and Special Events	Leisure Activities Advisory Board, Economic Development Advisory Board	Recreation and Special Events; Economic Development; PIO Manager	<u>Recreation and Open Space Element</u> . Obj. 1 Pol. G and H. Obj. 3 Pol D Obj. 4 A/B
4A2. Develop a SE Volusia Paddle Route	Partner with MDC and Edgewater	1 year	No capital required	Leisure Activities Advisory Board, Economic Development Advisory Board	Recreation and Special Events	<u>Recreation and Open Space Element</u> . Obj. 1 Pol. G and H. Obj. 3 Pol D Obj. 4 A/B/c/d
4A3. Promote public awareness of the MDC and Eco-Tourism opportunities	Post eco amenities of MDC on city and county websites, post maps of kayak and biking trails, advertise eco tourism, create walking guide on trails to lead you to other eco explorations	Continuous	General Fund	Leisure Activities Advisory Board, Economic Development Advisory Board	Recreation and Special Events; PIO Manager	<u>Recreation and Open Space Element</u> . Obj. 1 Pol. G and H. Obj. 3 Pol D Obj. 4 A/B
4B. Maintain and Conserve Quality Waterways	Maintain conservation of "Bird Island" and other surrounding Island. Post boating and watersport rules to protect water quality and wildlife.	Continuous	SJWMD	City Commission	City Engineer	<u>Conservation Element</u> . Goal 1 Obj. 1 Pol. A/ D/ E/ F Obj. 2 Pol. D Obj. 3 Pol. A/B/C Obj. 4 Pol. a /b/c/d Obj.6 Pol. c Obj. 7 Pol. a/b <u>Coastal Management Element</u> Goal 1 Obj. 1. Pol. B Goal 2. Obj. 1. Pol. a/b/e Goal 3. Obj.1 Pol.a/d/e/h/i/k
4C. Work on aesthetic solution to swales	Plant wild flowers in swales; Florida Friendly landscaping; publish mowing schedule to inform public	Continuous	Capital Improvements	City Commission	Maintenance Operations	<u>Recreation and Open Space Element</u> . Obj. 2 Pol. E <u>Future Land Use Element</u> . Goal 1. Obj. 6. Pol. G
4E. Set aside 'nature zones' or 'quiet zones' along the waterfront, areas of special beauty, nature photography, picnics, concerts, park space.	Minimize light pollution along waterway. No all night neon signs or all night lights.	5 years	Capital Improvements, **Future thought here for lighting Ordinance**	Leisure Activities Advisory Board	Parks and Recreation (Maint. Operations); Planning Dept. for future Ordinance	<u>Conservation Element</u> . Goal 1 Obj. 1 Pol. G Obj. 4 Pol. All Obj. 6 Pol. B. <u>Future Land Use Element</u> Goal 7 Obj. 1 Pol. E <u>Recreation and Open Space Element</u> . Goal 1 Obj. 2 Pol. B/D <u>Coastal Management Element</u> Goal 1 Obj. 1. Pol. B/f Goal 2. Obj. 1. Pol. a/b/e

5. Infrastructure	Supporting Issues	Time Frame	Resources Required	Citizen Lead	Staff Assist	Comprehensive Plan Goal Objective Policy
5A. Improve aesthetic features and way finding	Build Gateway Feature, add unique to the neighborhood lighting and signs. Entryway feature was in the original scope of work for the North Causeway beautification plan. Reprogram CIP funding	3 years	CRA or Capital Improvements	CRA Board	Economic Development Director, Capital Projects Manager	Future Land Use Element. Goal 1 Obj. 2 Pol. D
5B. Place Utilities Underground	Cost. This action may be beyond scope of a five year plan	5 years	UCNSB approval; scope of work study; funding in 5 year Capital Improvements Plan	City Commission	Public Works Director; Capital Projects Manager	Future Land Use Element. Goal 5 Obj. 2 Pol. E
5C. Work with FDOT to place key pedestrian cross walks across N Causeway	1. One crosswalk is being built at Quay Assisi. 2. Additional ones were in original concept for N Causeway beautification. Rejected by FDOT.	1 year	Quay Assisi crossing in progress. Need re-engage River to Sea TPO on call for projects 2016.	CRA Board and TPO-CAC representative	Capital Projects Manager and TPO-TCC representative	Capital Improvement Element Infrastructure Goal. Obj.1 Pol. Diii Transportation Element. Safety Goal. Obj 1 Pol. D Environmental Goal. Obj.1 Pol.H Future Land Use Element Goal 1. Obj. 2 Pol. G Obj. 3 Pol.B (pnt 4) Obj. 6 Pol. H
5D. Plant heavy foliage to mask parking lots	In concert with North Causeway Improvement Plan	1 year	Capital Improvements -in progress	City Commission	Capital Projects Manager	Future Land Use Element. Goal 1 Obj. 6 Pol. B & C
5E. Work with UCNSB on west end re-use water pipe redesign or aesthetic solution	Explore bike/walk bridge over pipe or placing underground	5 years	UCNSB approval; scope of work study; funding in 5 year Capital Improvements Plan	City Commission / Utilities Commission	Capital Projects Manager, Utilities Commission Staff	Future Land Use Element. Goal 5. Obj. 2 Pol. E
5F. Beautify bridges with common theme, color, material, etc.	Originally in the scope of work for the N Causeway beautification	5 years	Need re-engage River to Sea TPO on call for projects 2016.	Neighborhood Council	Public Works Director; Capital Projects Manager	Future Land Use Element. Goal 1. Obj. 2 Pol. D
5G. Stormwater Plan for Coronado Island	Develop Coronado Island Comprehensive Stormwater Plan that ensures development and redevelopment is designed to accommodate runoff from frequently occurring and seldom occurring storm events. Redesign existing stormwater system to prevent harmful outfall into the Indian River.	5 years	Capital Improvement Funding; Need engineering study and scope of work	City Commission	City Engineer; Public Works Director	Sanitary Sewer, Potable Water, Drainage, and Natural Groundwater Aquifer Recharge Element. Drainage Goal. Obj.1 Pol. a/b/e/f/g/h/l Obj. 3 Pol. c/e/f/g/ Sanitary Sewer Goal. Obj. 6 Pol.b/c/d/e Potable Water Goal Obj. 4 Pol.e/h Natural Groundwater Aquifer Recharge Goal. Obj. 1 Pol. c i /c ii

Interoffice Memorandum

City of New Smyrna Beach

To: Neighborhood Council Members

From: Steven E. Bapp, Neighborhood Planner

CC: Amye King

Subject: Item B. Update on the reduced number of George Munson Bridge Closings

Date: March 17, 2016

BACKGROUND

At the request of the Neighborhood Council Chair, staff is sharing this update with the Council.

The Citizens, Staff and Commission have identified the desire to reduce the number of openings-per-hour of the George Munson Bridge (aka North Causeway Drawbridge). This was also identified as Action Item 1E of the Coronado Island Neighborhood Plan.

ACTIONS TAKEN

The City has sent a letter to the controlling authority – the US Coast Guard. This request was to reduce the number of openings from every 20 minutes, to every 30 minutes.

CURRENT STATUS AND WAY AHEAD

Attachment 1 of this memorandum is the City Manager's report to Commission, which provides a current status of the process.

Steven E. Bapp
City Neighborhood Planner

MEMORANDUM

FROM THE OFFICE OF THE CITY MANAGER

To: Mayor and City Commission

From: Pam Brangaccio, City Manager

Re: **City Manager's Report – March 22, 2016**

Date: March 14, 2016

A few upcoming events: VLOC Dinner hosted by the City of Oak Hill is scheduled for March 24th at Sugar Mill Country Club; Southeast Volusia County Boy Scout Golden Eagle Dinner on Friday, April 1st at the Sugar Mill Country Club.

Wednesday, March 16th at 6:00 pm there was a Joint Meeting of the New Smyrna Beach and Edgewater Economic Development Advisory Boards held at Edgewater City Hall to continue with the Regional collaboration.

The ACM and Police Chief met with Andy Lee, a resident on Esther Street in response to his request for a speed table (3). No actions will be taken until a traffic study and Traffic Calming Manual are reviewed and approved by the staff and Commission.

ACM is meeting with Volusia County Coastal Services on March 31st to discuss Swoope site with regard to artificial reef storage site.

The N. Causeway Beautification Project is delayed due to the UC installation of their conduit on the north side of the N. Causeway.

The Central Beach project is substantially completed, and staff is going through inspection process and punch list. It is anticipated to be 100% complete in one month.

Due to the Nichols Surf Shop renovation to a coffee shop, the business owner has requested that the access drive be shifted to the far west side of the property. This would require relocating a small existing landscape island containing one palm tree. The ACM's recommendation is to relocate the Landscape Island, and approval for this request to move forward.

Please see attached letters sent to the Environmental Policy Director in the Governor's Office of Policy and Budget by Mayor Hathaway and Southeast Volusia Executive Vice President Sue Williams requesting support of the Isleboro Stormwater Master Plan.

Per Ed Kestory, P.E. District 5 Structures Maintenance Engineer with FDOT, he was contacted Monday, March 7th by a representative of the Coast Guards Congressional Affairs Committee, who stated that they will be moving forward with the process to amend the George Musson bridge closing schedule as requested. They further advised Mr. Kestory that it had to go through the "Public Rule Making Process" which can take up to a year to complete which could entail public meetings etc. to gather input from citizens that could be impacted. Mr.

Kestory also advised that the work for the Callalisa Creek extended turning lane is scheduled to begin in April and will take 2-3 months. Please see attached the Preconstruction Notice for the SR44/A1A left turn lane extension across bridge over Callalisa Creek) which took place Friday, March 18th.

Economic Development Director Tony Otte and Capital Project Coordinator Michelle Updike were featured on the March installment of the monthly WSBB Radio Show that the City participates in monthly. The upcoming schedule is as follows for the upcoming months.

- April 12: Recreation and Parks (Include Nancy, David/Faith)
- May 10: Police and Fire (Mike and Greg)
- June 14: Upcoming Budget (Pam and Thea)

Holly Smith, Marketing/PIO Manager submitted a summary of City and CRA initiatives and highlights for the month of February, which is attached.

Attached is the March 2016 Economic Development Newsletter outlining commercial and residential projects underway in the City. Tony Otte prepares the report monthly for distribution

Should you have any questions or need additional information or clarification, on any of the items presented in this report, please let me know.

Interoffice Memorandum

City of New Smyrna Beach

To: Neighborhood Council Members

From: Steven E. Bapp, Neighborhood Planner

CC: Amye King

Subject: Item C. Discussion on Short Term Rentals and the Bed and Breakfast Overlay Zone

Date: March 17, 2016

BACKGROUND

This action is to provide the Neighborhood Council a description of current Land Development regulations on short term rentals and also, the Bed and Breakfast Overlay Zone. This item is emerging as a concern of citizens. This is primarily due to emergence of technology that enables property owners to post their residence for short term occupation.

LAND DEVELOPMENT REGULATIONS REFERENCES

Short Term Rentals

Short term rental (less than 30 days) of a dwelling unit is permitted only in the designated areas and zoning districts indicated below:

East of the Intracoastal Waterway

Zoning districts: R-3A east of Atlantic Avenue, R-4, R-5, R-6, B-4, M-U, and BBH

East of the Intracoastal Waterway and South of Third Avenue

Zoning districts: R-2A

West of the Intracoastal Waterway

Zoning districts: M-U, BBH

BBH, Bed and Breakfast Homes District (LDR Verbiage)

Intent. The BBH, Bed and Breakfast Homes District is an overlay zone in which bed and breakfast homes are allowed as a permitted use. This district seeks to promote historic preservation and restoration through providing new uses for old structures and to promote small scale lodging establishments as an alternative form of resort accommodations.

Permitted uses. Bed and breakfast homes.

Subject: Item C. Discussion on Short Term Rentals and the Bed and Breakfast Overlay Zone

Overlay zone. This is an overlay zone in which bed and breakfast homes are allowed as a permitted use. Underlying this overlay zone exists the base zoning districts. All regulations applicable in the underlying base districts shall be applicable in the overlay zone except for bed and breakfast homes being allowed as a permitted use and any other exceptions specifically set forth in the zoning ordinance.

Limitation on the duration of guest stays in bed and breakfast homes. Registered lodger(s) may reside within a "bed and breakfast home" for no more than 14 cumulative days in any one month and no more than 30 cumulative days within any 180-day calendar period; measured from the initial date of registration.

ACTION REQUESTED FROM THE COUNCIL

None. For informational and discussion only. Enclosure 1 is the overlay map showing both the Short Term Rental area and the Bed and Breakfast Overlay District. The map is readily available on the City Website to all citizens.

Steven E. Bapp
City Neighborhood Planner

Enclosures

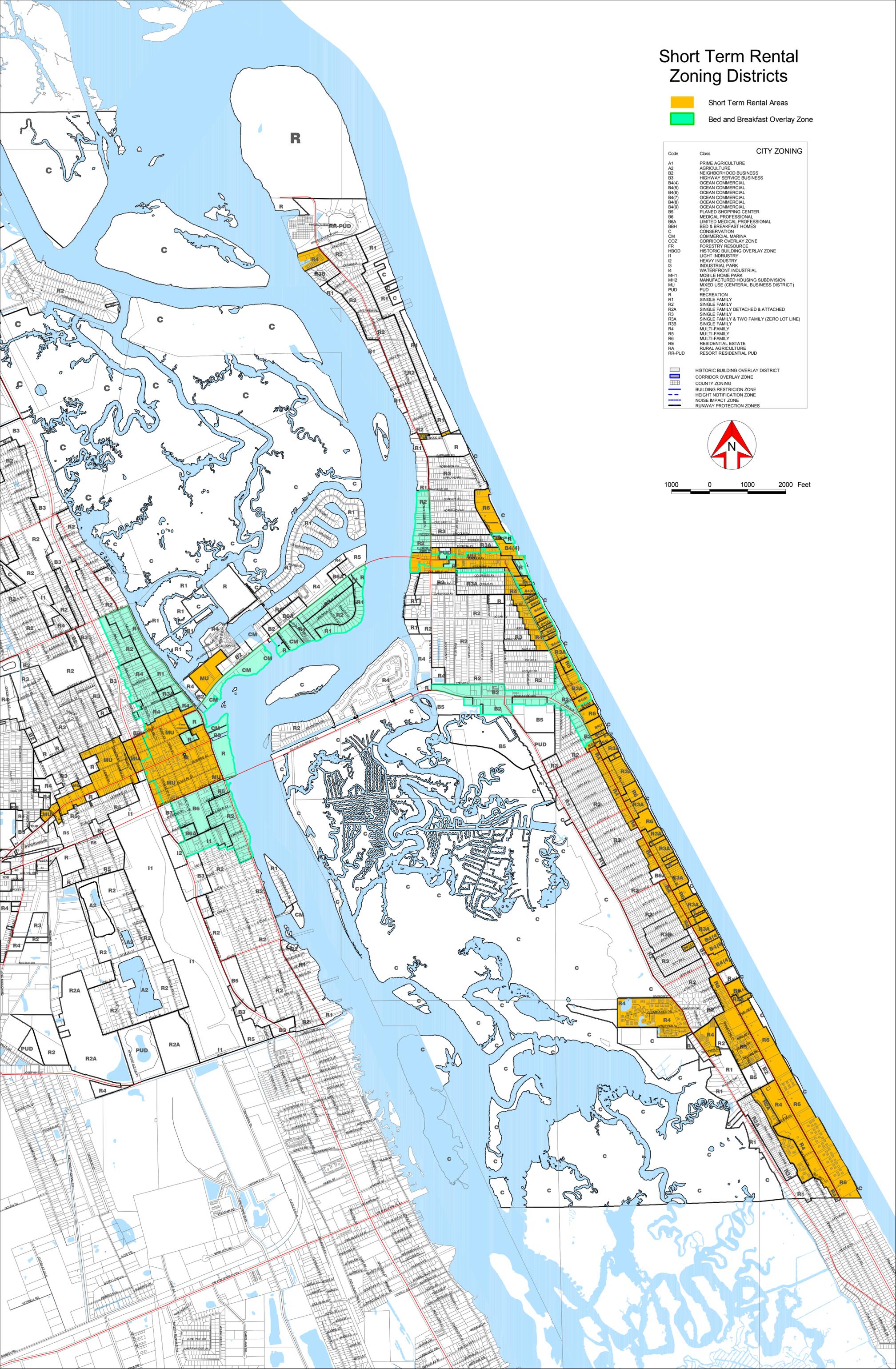
1. Short Term Rental with Bed and Breakfast Overlay Map

Short Term Rental Zoning Districts

- Short Term Rental Areas
- Bed and Breakfast Overlay Zone

Code	Class	CITY ZONING
A1	PRIME AGRICULTURE	
A2	AGRICULTURE	
B2	NEIGHBORHOOD BUSINESS	
B3	HIGHWAY SERVICE BUSINESS	
B4(4)	OCEAN COMMERCIAL	
B4(5)	OCEAN COMMERCIAL	
B4(6)	OCEAN COMMERCIAL	
B4(7)	OCEAN COMMERCIAL	
B4(8)	OCEAN COMMERCIAL	
B4(9)	OCEAN COMMERCIAL	
B5	PLANNED SHOPPING CENTER	
B6	MEDICAL PROFESSIONAL	
B6A	LIMITED MEDICAL PROFESSIONAL	
BBH	BED & BREAKFAST HOMES	
C	CONSERVATION	
CM	COMMERCIAL MARINA	
COZ	CORRIDOR OVERLAY ZONE	
FR	FORESTRY RESOURCE	
HBOD	HISTORIC BUILDING OVERLAY ZONE	
I1	LIGHT INDUSTRY	
I2	HEAVY INDUSTRY	
I3	INDUSTRIAL PARK	
I4	WATERFRONT INDUSTRIAL	
MH1	MOBILE HOME PARK	
MH2	MANUFACTURED HOUSING SUBDIVISION	
MU	MIXED USE (CENTRAL BUSINESS DISTRICT)	
PUD	PUD	
R	RECREATION	
R1	SINGLE FAMILY	
R2	SINGLE FAMILY	
R2A	SINGLE FAMILY DETACHED & ATTACHED	
R3	SINGLE FAMILY	
R3A	SINGLE FAMILY & TWO FAMILY (ZERO LOT LINE)	
R3B	SINGLE FAMILY	
R4	MULTI-FAMILY	
R5	MULTI-FAMILY	
R6	MULTI-FAMILY	
RE	RESIDENTIAL ESTATE	
R4	RURAL AGRICULTURE	
RR-PUD	RESORT RESIDENTIAL PUD	

- HISTORIC BUILDING OVERLAY DISTRICT
- CORRIDOR OVERLAY ZONE
- COUNTY ZONING
- BUILDING RESTRICTION ZONE
- HEIGHT NOTIFICATION ZONE
- NOISE IMPACT ZONE
- RUNWAY PROTECTION ZONES



Interoffice Memorandum

City of New Smyrna Beach

To: Neighborhood Council Members

From: Steven E. Bapp, Neighborhood Planner

CC: Amye King

Subject: Item D. Discussion on the Neighborhood Council Assuming the Duties of the Beachside Residents Task Force.

Date: March 17, 2016

BACKGROUND

At its regular meeting on April 22 2012, the City Commission unanimously adopted Resolution No. 15-14, establishing the Beachside Resident Task Force (Task Force). For the past four years the Task Force has provided structure for citizen involvement on beachside issues. The Task Force also oversaw the Central Beach Flood Mitigation Project, which is nearing its completion this spring.

The Task Force will hold its final meeting on April 22, 2014. Shortly after this meeting, the Task Force will present the City Commission with a summary of accomplishments and remaining issues. After the Commission presentation, all former duties of the Task Force will transition to the Neighborhood Council.

ACTIONS TAKEN

The duties and scope of the Task Force is found in enclosure 1 of this memorandum.

ACTION REQUESTED FROM THE COUNCIL

For information purposes to prepared the Council to assume duties of the Task Force. Staff will present a proposed resolution to the Neighborhood Council in May. The resolution will incorporate the duties of the Task Force with the duties of the Council.

Steven E. Bapp
City Neighborhood Planner

Enclosure: Resolution amending duties of the Beachside Residents Task Force.

----- Forwarded message -----

From: **Herman, W. R.** <WRHERMAN@stthomas.edu>
Date: Thu, Mar 10, 2016 at 10:33 AM
Subject: Beachside Task Force - summary 03/02/2016
To: "riverspeggy@gmail.com" <riverspeggy@gmail.com>

Dear Peggy:

The following is a short summary of the 03/02 Beachside Task Force meeting furnished by Deb Dugas; I was unable to attend this meeting.

Also, the next and final meeting of the Task Force is on May 4, 2016. Unfortunately I will be in my last week of teaching in Mexico (04/9 - 05/13) and cannot attend. Since it is the final meeting, I hope you or an appointee from the Neighborhood Council can attend as they are going to summarize their work and make recommendations for the future.

I have enjoyed my time on the Task Force and hope that the Neighborhood Council in conjunction with the beachside neighborhood can continue monitoring all the many changes that impact the island.

Sincerely, Randy Herman

Summary Notes from 03/02 Beachside Task Force

The first three agenda items were focused on sidewalks and pedestrian and bike access/safety:

The pilot demonstration project on Cooper Street has gone through numerous iterations, and is now near completion. Cooper has traffic calming devices in place and soon will have a four foot sidewalk on the western border. The eight foot bike/walking pathway was reduced to four feet after a strong protest/petition from neighbors on the street. The accidents that have occurred at Cooper and Oakwood are being studied by the police and city engineers for consideration of a four way stop sign (which was approved in the CC meeting of 03/07). The traffic calming work will be evaluated in the near future by the city to see if it is effective in reducing speed and accidents.

North Pine will get a sidewalk from Flagler to Crawford, alternating on the east and west sides of the road. Public testimony at the Task Force has resulted in a pilot 'short term' (30 minute) parking spot at the Flagler Post Office. Many older and handicapped folks have stated they have been unable to find a park close to the Post Office with increase in traffic.

A 'no parking' sign has been placed on driveway into the Jessamine lot due to cars parking there and blocking traffic.

A comprehensive plan for remaining sidewalks will be considered in Phase III of the city's master sidewalk plan.. There are still gaps on many streets, such as S Pine between Ocean and Flagler and on Copper between Ocean and Lincoln. This progress needs to be monitored and will include community meetings to insure neighborhood input is taken into consideration.

There is still a strong community interest for a master bike plan for the beachside and especially on a north/south axis as well as an east/west axis. Flagler and Peninsula are deemed to congested for a bike lane. Ultimately it would be good to see bike paths all the way to the south to Smyrna Dunes Park. Khalid said currently a complete bike route on beachside will not be forthcoming due to funding limitations.

Traffic issues remain as Beachside increases in popularity and with limited parking and narrow streets, this problem is not going away. The Task Force has received a variety of suggestions as to how to

improve flow and safeguard neighborhoods. For example many folks expressed concerns about the intersection of S Pine and Jessamine with limited visibility of stop signs due to parked cars (esp. SUVs). Speed bumps were discussed and this problem will be examined by the City. After the sun set of the Task Force an access point for citizen input will be reduced, hence another issue for the Neighborhood Council to consider.

At one meeting a consensus was reached for a designated truck route and the Merchants Group of Flagler agreed to work with their distributors to coordinate early morning (6-10 am) deliveries. Mr Flick the developer for the new Marriott Hotel has also suggested a designated truck route, as his establishment will bring trucks to the very difficult intersection of North Atlantic and Flagler. It is unclear what the next step needs to be, to insure the informal agreement of merchants and the police can move forward to establish a designated truck route and times.

Short-term rentals is another issue of concern for residents on beachside. Currently the only way to limit the practice is for residents to call code enforcement. The city is referring this concern to the new Planning Director.

Khalid reported that the Central Beach Project is near completions, almost a year ahead of schedule. The Task Force praised the city for the regular meetings that were held to hear citizens concerns and update on progress of this huge project. Congratulations to all who helped make this happen.

Finally the Beachside Task Force is concerned about how their recommendations are handled and passed to the City Council. It is important that all advisory boards can show to the citizens that their concerns are being taken seriously.

A document will be prepared for the last meeting to send to the CC with the Task Force's final concerns and recommendations.

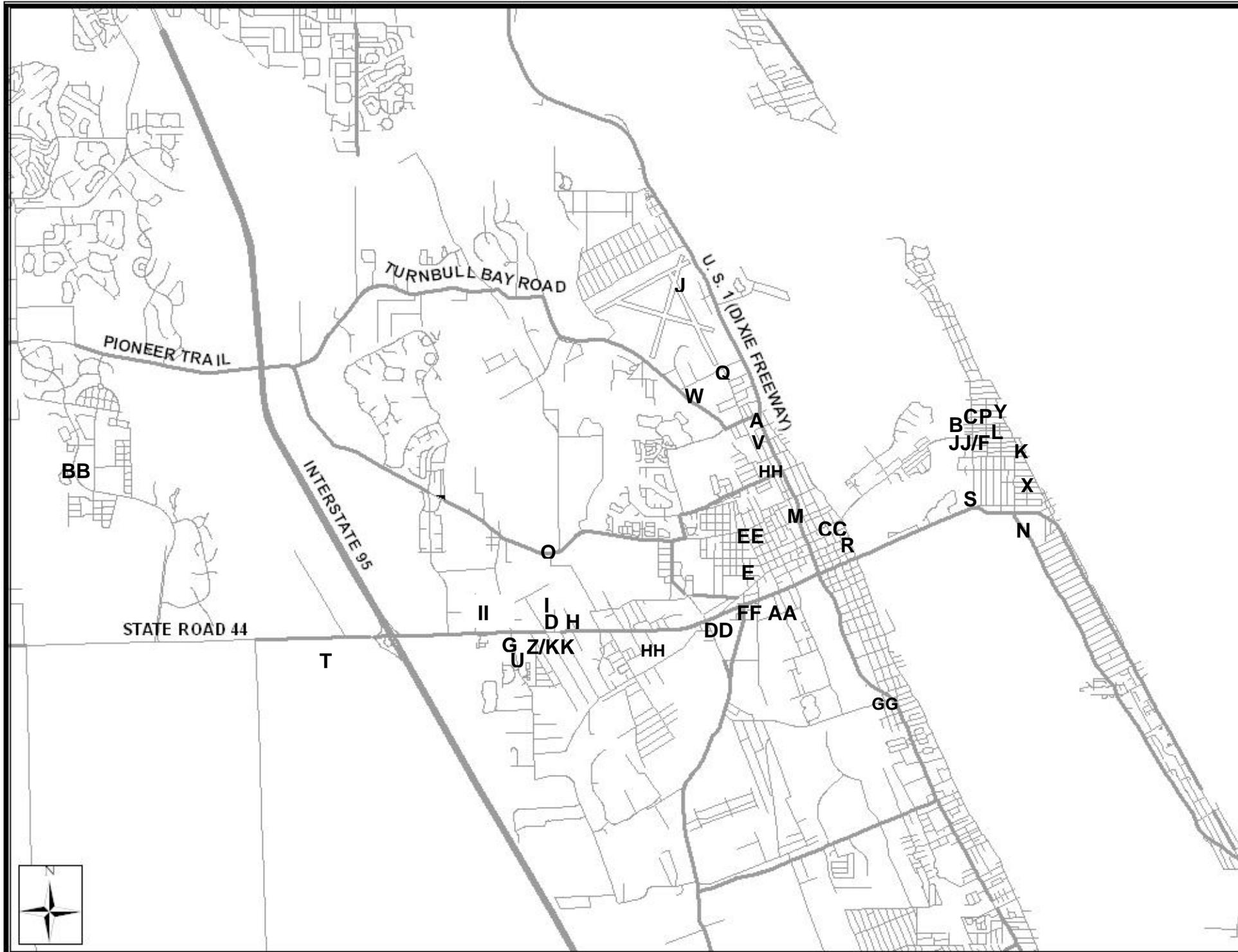
Respectfully submitted,
Randy Herman

CITY OF NEW SMYRNA BEACH DEVELOPMENT ACTIVITY REPORT



APRIL 2016

<http://www.cityofnsb.com/264/Development-Activity-Reports>



NON-RESIDENTIAL PROJECTS APRIL 2016

- A. 1014 Faulkner Street
- B. 204 Flagler Avenue Restaurant
- C. 314 Flagler Avenue
- D. ALDI Supermarket
- E. Canal Street Professional Offices
- F. Chug-a-Mug
- G. Circle K
- H. Colony Park Offices
- I. Colony Park Place
- J. DC-7 Grille
- K. Flagler Avenue Lifeguard Station
- L. Flagler Tavern Expansion
- M. Gulfstream Glass
- N. Hog Eye Camp Road Square PUD
- O. Holland Park
- P. Jewelry of Joy
- Q. New Smyrna Beach Chrysler Addition
- R. New Smyrna Beach Civic Center
- S. Norwood's Tiki Hut
- T. Ocean Gate Commerce Center PUD
- U. Ocean Way Village PUD
- V. PPPC of Volusia Parking Lot
- W. Ram-Air Expansion
- X. South Atlantic Beach Park
- Y. SpringHill Suites PUD
- Z. Timberlane Retail PUD
- AA. Utilities Commission Storage Building
- BB. Venetian Bay Town Center, Building 2
- CC. VOTRAN Transfer Station
- DD. Wawa PUD
- EE. Wynn Funeral Home
- FF. WaWa
- GG. St. Paul's Episcopal Church Parking Lot
- HH. Autozone
- II. New Smyrna Chrysler / Dodge / Jeep / Ram - new location
- JJ. Nichol's Cafe
- KK. Verizon Wireless

NON-RESIDENTIAL DEVELOPMENT PROJECTS APRIL 2016

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				Under staff review	Approved site plan/plc	Pre-con meeting	Under construction	Final inspection	C.O. issued						
A	1014 Faulkner Street Temporary Parking Lot	1014 Faulkner Street	Temporary shell parking lot, containing 8 parking spaces, with associated infrastructure and landscaping improvements	X	X					VESTED site plan expires 10/16/15	APPROVED applicant has not yet submitted for building permits	SP-10-13	09/06/13	10/17/13	10/16/15
B	204 Flagler Avenue Restaurant	204 Flagler Avenue	612 SF addition for outdoor seating to convert an existing office and former coffee shop to a restaurant	X	X	X	X			VESTED Phase 1 completed no expiration for site plan	PHASE 1 COMPLETED PHASE 2 UNDER CONSTRUCTION	SP-2-14	03/07/14	05/07/14	05/06/16
C	314 Flagler Avenue	314 Flagler Avenue	2,575 SF retail building, with two residential units on the second floor, with associated infrastructure and site improvements	X						NOT VESTED site plan application expires 12/7/2015	PRC meeting held 8/7/2015	SP-15-15	08/07/15		
D	ALDI Supermarket	2335 State Road 44	17,018 SF grocery store, with associated infrastructure and landscaping improvements	X	X	X	X			VESTED site plan expires 9/1/2017	UNDER CONSTRUCTION	SP-17-14	1/9/2015 4/6/2015	09/01/15	09/01/17
E	Canal Street Professional Offices	northeast corner of Canal Street and North Duss Street	4,006 SF and 3,522 SF office buildings, with associated parking, landscaping and infrastructure improvements	X	X					VESTED site plan expires 2/13/16	APPROVED applicant has not yet submitted for building permits	SP-18-13	01/03/14	02/14/14	02/13/16
F	Chug-a-Mug	300 Jessamine Avenue	renovation of an existing 297 SF building and construction of a new 1,600 SF aluminum canopy for use as a restaurant and bar, with associated infrastructure and site improvements	X	X	X				VESTED site plan expires 12/23/16	APPROVED	SP-14-14	11/07/14	12/23/14	12/23/16
G	Circle K	southeast of the intersection of State Road 44 and South Glencoe Road	4,400 SF convenience store with gas pumps, with associated infrastructure and site improvements	X						NOT VESTED site plan application expires 2/2/2016	PRC meeting held 8/7/2015 second PRC meeting scheduled for 10/2/15	SP-14-15	8/7/2015 10/2/2015		
H	Colony Park Offices	151 Colony Park Road	4,785 SF and 5,915 SF office buildings, with associated infrastructure and site improvements	X	X	X	X			VESTED site plan expires 6/26/16	UNDER CONSTRUCTION	SP-19-13	1/3/2014 06/06/2014	06/27/14	06/26/16

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I	Colony Park Place	northeast of the intersection of State Road 44 and Colony Park Road	three-lot commercial subdivision with associated infrastructure and site improvements	X	X	X	X					VESTED final plat expires 8/25/17	APPROVED	S-5-15	04/06/15	08/25/15	02/25/17
J	D-C7 Grille	west side of U.S. 1, north of Industrial Park Avenue, on Aero Circle	conversion of a D-C7 airplane to a 26-seat, 2,250 SF restaurant, with associated infrastructure and site improvements	X								NOT VESTED site plan application expires 12/7/2015	PRC meeting held 8/7/2015	SP-6-13 SP-16-15	6/7/2013 8/7/2015	07/09/13	07/18/15
K	Flagler Avenue Lifeguard Station	east of South Atlantic Avenue in the Columbus Avenue right-of-way	1,900 SF lifeguard station, with associated infrastructure and landscaping improvements	X	X	X	X					VESTED	APPROVED	SP-4-13	04/05/13	01/14/14	01/13/16
L	Flagler Tavern Expansion	414 Flagler Avenue	338 SF elevated first floor wood deck and porch expansion; conversion of second floor to bar; new 623 SF second story covered porch, with associated infrastructure and site improvements	X	X	X	X					VESTED site plan expires 12/29/16	UNDER CONSTRUCTION	SP-10-14	10/03/14	12/29/14	12/29/16
M	Gulfstream Glass	312 North Orange Street	8,611 SF warehouse and office building, with associated infrastructure and site improvements	X	X							VESTED site plan expires 2/12/17	APPROVED applicant has not yet submitted for building permits	SP-11-14	11/07/14	02/13/15	02/12/17
N	Hog Eye Camp Road Square PUD	east and west sides of Saxon Drive, between East 3rd Avenue and East 9th Avenue	34 single-family lots, 150 multi-family residential units and 16,420 SF of commercial space, with associated infrastructure and site improvements	X	X							ZONNG APPROVED - NOT VESTED FOR CONCURRENENCY	APPROVED applicant has not yet submitted for site plan approval	PUD-4-09	09/04/09	04/26/11	N/A
O	Holland Park	south of Pioneer Trail and east of Otter Boulevard	40-acre municipal park, with associated infrastructure and site improvements	X								NOT VESTED site plan application expires 11/10/15	PRC meeting held 7/17/2015	SP-11-15	7/17/2015 & 01-08-2016		
P	Jewelry of Joy	406 Flagler Avenue	4,308 SF two-story retail building with a second floor residence and associated site improvements	X	X	X	X	X	X			VESTED	CONSTRUCTION COMPLETED	SP-1-15	03/06/15	04/10/15	04/10/17

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Q	New Smyrna Beach Chrysler Expansion	1300 North Dixie Freeway	18,865 SF automobile dealership expansion, with associated infrastructure and landscaping improvements	X								NOT VESTED site plan application expires 11/10/15	PRC meeting held 7/10/15	SP-12-15	07/10/15		
R	New Smyrna Beach Civic Center	105 South Riverside Drive	demolition of existing Brannon Center and construction of a 13,900 SF civic center, with associated infrastructure and site improvements	X	X	X	X					VESTED site plan expires 4/14/17	UNDER CONSTRUCTION	SP-15-14	12/05/14	04/14/15	04/14/17
S	Norwood's Tiki Hut	400 East 2nd Avenue	884 SF tiki hut, with associated site improvements	X	X	X	X	X	X			VESTED	CONSTRUCTION COMPLETED	SP-5-14	06/06/14	08/19/14	08/18/16
T	Ocean Gate Commerce Center PUD	southwest quadrant of Interstate 95 and State Road 44	PUD rezoning for 188 acres, to allow approximately 975,000 SF of commercial and industrial uses	X	X							ZONING APPROVED - NOT VESTED FOR CONCURRENCY	APPROVED applicant has not yet submitted for building permits	PUD-3-12	09/07/12		
U	Ocean Way Village PUD Preliminary and Final Plats	southeast quadrant of State Road 44 and South Glencoe Road	subdivision plat to create 6 commercial lots, with associated infrastructure improvements	X	X							VESTED subdivision plat	PRC meeting for subdivision plat held 9/4/2015	PUD-9-14 S-7-15	10/3/2014 09/04/2015	1/12/2016	
V	PPPC of Volusia, LLC Parking Lot	1055 North Dixie Freeway	40-space parking lot to serve an existing medical building, with associated infrastructure, landscaping and site improvements	X								NOT VESTED site plan application expires 11/1/15	PRC meeting held 6/5/15	SP-9-15	06/05/15		
W	Ram-Air Expansion	1236 Turnbull Bay Road	4,500 SF addition to existing industrial building, with associated infrastructure and landscaping improvements	X	X							VESTED site plan expires 10/29/15	APPROVED applicant has not yet submitted for building permits	SP-13-13	10/04/13	10/30/13	10/29/15

NON-RESIDENTIAL DEVELOPMENT PROJECTS APRIL 2016

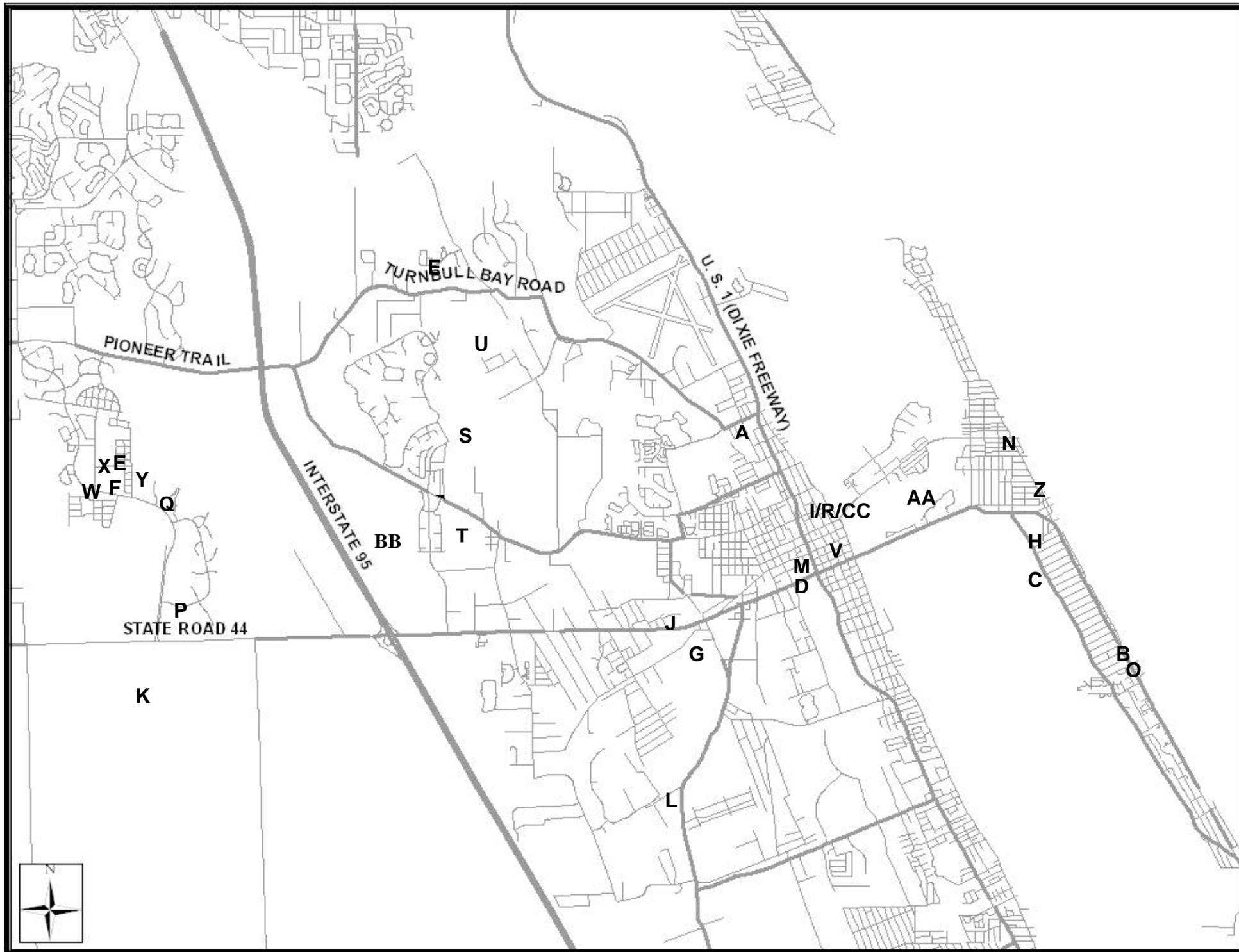
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X	South Atlantic Beach Park	east side of South Atlantic Avenue, north of Lazy Sago Lane	70 off-beach parking facilities, restroom facilities, and associated infrastructure and landscaping improvements	X						NOT VESTED site plan application expires 11/10/15	PRC meeting held 7/17/2015 PZ approved site plan 09/15/2015	SP-10-15	07/17/15		
Y	SpringHill Suites PUD	east side of North Atlantic Avenue, south of Esther Street and north of Flagler Avenue	PUD rezoning and site plan to allow construction of a 146-room hotel, with associated infrastructure and site improvements	X	X					NOT VESTED site plan application expires 8/4/15	PRC meeting held 4/3/15 PRC meeting held 6/5/15	PUD-7-14 SP-9-14 SP-3-15	10/3/2014 4/3/2015 6/5/15		
Z	Timberlane Retail PUD	southwest corner of State Road 44 and Timberlane Drive	PUD rezoning to subdivide the property into three commercial lots, with associated infrastructure and site improvements	X						NOT VESTED	PRC meeting held 9/4/2015	PUD-8-15	09/04/15		
AA	Utilities Commission Storage Building	350 Slatton Street	3,360 SF storage building with associated infrastructure and site improvements	X	X					VESTED site plan expires 5/14/17	APPROVED applicant has not yet submitted for building permits	SP-5-15	04/03/15	05/14/15	05/14/17
BB	Venetian Bay Town Center, Building 2	east side of Airport Road, between Pioneer Trail and State Road 44	four-story mixed-use building containing approximately 51,333 square feet of commercial space on the first floor	X	X	X	X			VESTED under construction - no expiration	Beach Club portion built. No permits issued for mixed use building	SP-3-06	02/03/06	04/03/06	N/A
CC	VOTRAN Transfer Station	east side of Airport Road, between Pioneer Trail and State Road 44	construct two new bus stop shelts and 20 parking spaces, with associated infrastructure and site improvements	X	X					VESTED site plan expires 7/27/17	APPROVED applicant has not yet submitted for building permits	SP-12-14	11/07/14		
DD	Wawa PUD	southeast of the intersection of State Road 44 and Mission Road	PUD rezoning to allow construction of a convenience store with gas pumps	X	X					NOT VESTED	PRC meeting held 9/4/2015	PUD-7-15	09/04/15		
EE	Wynn Funeral Home	520 Washington Street	renovation of an existing funeral home, with associated infrastructure and site improvemetns	X	X	X	X			VESTED	UNDER CONSTRUCTION	SP-13-14	11/07/14		
FF	WaWa Site Plan	southeast of the intersection of State Road 44 and Mission Road	construction of a convenience store with gas pumps	X								SP-21-15	11/13/2015		

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GG	St. Paul's Episcopal Church Parking Lot	west side of South Dixie Freeway north of 10th Street	construction of a paver parking lot and retention	X	X	X	X			VESTED	UNDER CONSTRUCTION	SP-22-15	12/4/2015	1/13/2015	1/13/2017
HH	Autozone	southwest corner of SR 44 and Walker Drive	construction of an auto part store with parking lot and retention	X								PUD-11-15	12/4/2015		
II	New Smyrna Chrysler/Dodge/Jeep/Ram PUD	northwest corner of SR 44 and North Glencoe Road	PUD for a future Automotive dealership	X								PUD-1-16	1/8/2016		
JJ	Nichol's Café Remodel-Expansion	411 Flagler Avenue	Site Plan for remodel and addition	X								SP-2-16	3/4/2016		



RESIDENTIAL PROJECTS APRIL 2016

- A. Brilliance ALF
- B. Buena Ventura Condominium
- C. Callalisa Creek Vistas, Phases 1 & 2
- D. Concordis ALF
- E. Fountains East Townhomes, Phase 1
- F. Fountains East Townhomes, Phase 2
- G. Grand Oaks Apartments
- H. Hog Eye Camp Road Square PUD
- I. Isola Bella Condo
- J. Kenwood Place PUD
- K. Landmar/South Village
- L. Mission Bay
- M. New Smyrna Beach Housing Authority / Railroad Street
- N. Ocean View Condo Garage
- O. Penthouse Condominium
- P. Portofino Estates, Phase II
- Q. Resplendent
- R. Riverwalk Condo at Coronado Island
- S. Rolling Hills
- T. Sabal Lakes PUD
- U. Sugar Mill Estates II PUD
- V. Tabby House PUD
- W. Venetian Bay Town Center, Building 2
- X. Venetian Bay Town Center Multi-Family
- Y. Verano at Venetian Bay PUD
- Z. Waterford Condominium
- AA. Callalisa Preserve
- BB. Coastal Woods
- CC. Riverwalk Condo at Coronado Island Phase 2

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				Under staff review	App'd site plan/plat	Pre-construction meeting	Under construction	Final inspection	C.O. issued							
A	Brilliance ALF	649-699 North Dixie Freeway	40-room, three-story, assisted living facility, with associated infrastructure and landscaping improvements	X	X	X	X				VESTED site plan expires 1/7/18	UNDER CONSTRUCTION	SP-8-15	06/05/15	01/07/16	01/07/18
B	Buena Ventura Condominium	southeast of the intersection of East 23rd Avenue and Hill Street	seven-story, 15-unit multi-family residential condominium building containing one level of parking, five levels of habitable space, one story of recreational facilities, a rooftop deck and associated infrastructure improvements	X							NOT VESTED site plan expired 02/02/08	in litigation	SP-2-07	02/02/07		
C	Callalisa Creek Vistas, Phase I and Phases 2A-2C	west side of Saxon Drive, between East 7th Avenue and East 9th Avenue and the north side of East 7th Avenue, east of Saxon Drive	PHASE 1: 7-lot single-family detached subdivision, with associated infrastructure improvements PHASES 2A and 2B: 18-lot single-family detached subdivision, with associated infrastructure on the west side of Saxon Drive PHASE 2C: 5-lot single-family detached subdivision on the north side of East 7th Avenue, west of Saxon Drive, with associated infrastructure	X	X	X	X				PHASE I VESTED final plat recorded - no expiration PHASES 2A-2C NOT VESTED subdivision plat application expires 11/10/15	PHASE I UNDER CONSTRUCTION PRC meeting for Phase 2A-2C Preliminary and final plats held 3/6/15 second PRC meeting for Phase 2A-2C Preliminary and final plats held 7/10/15	S-1-10 S-3-15	6/4/2010 3/6/2015	04/26/11	N/A
D	Concordis ALF	northeast corner of State Road 44 and South Myrtle Avenue	Two-story assisted living facility and memory treatment facility, containing 115 beds, with associated infrastructure and site improvements	X	X	X	X				VESTED site plan expires 4/10/2017	BUILDING PERMITS UNDER REVIEW	SP-2-15	03/06/15		
E	Fountains East Townhomes, Phase 1	Luna Bella Lane and Gallia Street	55 townhomes, with associated infrastructure and site improvements	X	X						NOT VESTED preliminary plat, final plat, and site plan applications expire 11/10/15	PRC meeting held 7/10/15 PZ approved site plan 9/15/15	S-6-16 SP-13-15	07/10/2015 07/10/2015	03/01/16	
F	Fountains East Townhomes, Phase 2	south side of Medici Boulevard, east of Luna Bella Lane and west of Gallia Street	26 townhomes, with associated infrastructure and site improvements	X	X						NOT VESTED preliminary plat, final plat, and site plan applications expire 1/4/16	PRC meeting held 9/4/2015	S-8-15	09/04/15		

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G	Grand Oaks Apartments (formerly Lakeview East Apartments)	1800 Vics Way	24-unit multi-family residential units, with associated infrastructure and site improvements	X	X	X	X	X	X	X	VESTED site plan expires 11/14/16	PROJECT COMPLETED AND C.O. ON 11/3/2016	SP-7-14	09/05/14	11/15/14	11/14/16
H	Hog Eye Camp Road Square PUD	east and west sides of Saxon Drive, between East 3rd Avenue and East 9th Avenue	34 single-family lots, 150 multi-family residential units and 16,420 SF of commercial space, with associated infrastructure and site improvements	X	X						ZONING APPROVED - NOT VESTED FOR CONCURRENCY	APPROVED applicant has not yet submitted site plan application for multi-family and commercial buildings	PUD-4-09	09/04/09	04/26/11	N/A
I	Isola Bella Condo (NAME CHANGE TO RIVERWALK CONDOS AT CORONADO ISLAND)	north side of the North Causeway, west of Quay Assisi	36 multi-family residential units, clubhouse, and sales building, with associated infrastructure and site improvements	X	X	X	X				VESTED site plan expires 11/30/16	UNDER CONSTRUCTION	SP-20-13	06/06/14	12/01/14	11/30/16
J	Kenwood Place PUD	1964 Jungle Road	rezoning request to allow 72 multi-family senior housing units, with associated infrastructure and site improvements	X							NOT VESTED	PRC meeting held 8/1/14	PUD-5-14	08/01/14		
K	Landmar/South Village PUD	south of State Road 44, west of Interstate 95	1,999 single-family and multi-family units, with associated infrastructure and site improvements	X	X						ZONING APPROVED - NOT VESTED FOR CONCURRENCY	amended and restated MDA approved by City Commission 10/11/11	PUD-2-06 PUD-2-11	N/A N/A	03/21/07	N/A
L	Mission Bay (formerly Peterson Groves)	40 single-family lots with associated infrastructure improvements	north side of Eslinger Road, immediately east of Lake Waterford Estates subdivision and west of Old Mission Road	X	X						NOT VESTED	Sketch plat approved by P/Z 5/1/06	S-02-06 S-12-06	03/31/06 9/1/2006	05/01/06 10/02/06	
M	New Smyrna Beach Housing Authority / Railroad Street	northeast of the intersection of Dimmick Street and Railroad Street	four duplex units in two buildings, and two single-family detached units, with associated infrastructure and site improvements	X	X						VESTED site plan expires 7/15/17	APPROVED building permits under review	SP-7-15	06/05/15	07/15/15	07/15/17
N	Ocean View Condo Garage	207 North Atlantic Avenue	two-story additional to an existing condominium, containing approximately 793 SF of garage area on the first floor; 222 SF of storage area on the second floor and 571 SF of open patio area on the second floor, with associated infrastructure and landscaping improvements	X	X						VESTED site plan expires 7/10/17	APPROVED building permit issued	SP-6-15	04/06/15	07/10/15	07/10/17
O	Penthouse Condominium	east side of South Atlantic Avenue, south of East 24th Avenue	9-story multi-family residential building containing 8 units, with associated infrastructure and site improvements	X							Settlement agreement approved Rezoning approved 4/9/13 Applicant to submit new site plan application		SP-24-07	10/05/07		

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P	Portofino Estates, Phase II	east of Airport Road and north of State Road 44	111 single-family residential lots, with associated infrastructure and site improvements	X	X					VESTED final plat approved	final plat approved by City Commission 12/9/2014 City Commission approved easement vacation on 2/10/15	S-1-14	02/07/14		
Q	Resplendent Multi-Family	north of Portofino Boulevard and east of Airport Road, within Venetian Bay	267 multi-family units, with associated infrastructure and site improvements	X						NOT VESTED site plan application expires 2/2/16	PRC meeting scheduled for 10/2/15	SP-19-15	10/02/15		
R	Riverwalk Condos at Coronado Island PUD (NAME CHANGED FROM ISOLA BELLA CONDOS)	north side of the North Causeway, west of Quay Assisi	36 multi-family residential units, clubhouse, and sales building, with associated infrastructure and site improvements	X	X	X	X			VESTED site plan expires 11/30/2016	PUD rezoning request reviewed at 2/6/15 PRC meeting PUD reviewed at 7/6/15 PZ meeting	SP-20-13 PUD-2-15	6/6/2014 2/6/2015	12/01/14	11/30/16
S	Rolling Hills	south side of Mooneyham Drive, southwest of the intersection of Mooneyham Drive and Williams Road	102 single-family lots, with associated infrastructure improvements	X	X					NOT VESTED	PRC meeting held 1/3/14 for MDA P/Z approved sketch plat 1/9/06 - applicant has not submitted preliminary plat application	PUD-7-13	01/03/14		
T	Sabal Lakes PUD	south side of Pioneer Trail, east of Sugar Mill Drive	196 single-family lots, on 87.57 acres, with associated infrastructure improvements	X	X	X	X			VESTED	UNDER CONSTRUCTION	S-2-15	02/06/15		
U	Sugar Mill Estates II PUD	south of Turnbull Bay Road, west of Tionia Road	PUD rezoning to allow up to 104 single-family residences or 170 multi-family unit, with associated infrastructure and site improvements	X	X					ZONING APPROVED - NOT VESTED FOR CONCURRENCY	City Commission approved on 1/11/11 - applicant has not yet submitted for plat review	PUD-1-09	04/03/09	01/11/11	N/A

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V	Tabby House PUD	south side of Julia Street, between Sams Avenue and Faulkner Street	PUD rezoning and preliminary plat to 18 single-family detached homes, with associated infrastructure and site improvements	X	X	X	X					VESTED	UNDER CONSTRUCTION	PUD-8-14 S-4-14 S-1-15	10/3/2014 11/7/2014 2/6/2015	12/09/14	
W	Venetian Bay Town Center, Building 2	northeast of Airport Road, south of Pioneer Trail, north of State Road 44	78 multi-family units in a 4-story mixed-use building	X	X	X	X					VESTED Phase I completed - no expiration	Beach Club portion built. No permits issued for mixed use building	SP-3-06	N/A		
X	Venetian Bay Town Center Multi-Family	northeast and southeast of the intersection of Luna Bella Lane and Medici Boulevard	144 multi-family units in two or more phases, with associated infrastructure and site improvements	X	X							VESTED site plan expires 7/16/17	APPROVED applicant has not yet submitted for building permits	SP-4-15	04/03/15	07/16/15	07/16/17
Y	Verano at Venetian Bay PUD	east side of Medici Boulevard, south of Pioneer Trail and north of State Road 44	final plat for 191-lot single-family subdivision, with associated infrastructure and site improvements	X	X	X						VESTED	PRC meeting held 3/6/2015 1st amendment to Verano PUD MDA scheduled for 6/1/15 PZ meeting	S-4-15	03/06/15	06/23/15	
Z	Waterford Condominium (formerly Vizcaya Condo and Barcelona Condo-Hotel)	807 South Atlantic Avenue	19 multi-family units with associated site improvements and parking	X	X	X	X					VESTED under construction - site plan and building permit expire 12/31/14	under construction - last inspection 7/30/13; site plan change order approved 8/5/13; building permit extended to 6/30/15	SP-7-05			
AA	Callalisa Preserve	East side of North Pensinsula Avenue north of 3rd Avenue	5 Single-family units and 3 Duplex units	X	X									S-9-15	11/13/2015		